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5. Plaintiff is informed and believes, and thereon alleges, that each defendant, whether named herein as Doe or otherwise, acted as an agent, employee, co-conspirator, partner, joint venturer and associate of each of the remaining defendants, and in doing the things alleged below, was acting within the course and scope of such agency, employment, conspiracy, and association for and with every other defendant.

- 6. Plaintiff was organized for purposes of engaging in the exercise of free speech and the publication thereof by and through the operation of a cable television business in the County of Sacramento and the Cities of Sacramento, Galt and Folsom and surrounding areas (referred to hereinafter collectively as "the Sacramento area"). The business of cable television, like that of newspapers and magazines, is to provide subscribers with a mixture of news, information and entertainment. As do newspapers and magazines, cable television companies use a portion of their available space to reprint or retransmit the communication of others and, at the same time, use portions of their available space to transmit their own original content. A cable television company is not a public utility, but rather is a recognized member of the media and is a speaker entitled to exercise its rights to free expression and to engage in the business of a free press under the laws and constitution of the State of California.
- 7. A cable television company operating within the Sacramento area would be a participant in a competitive submarket where competition in the same marketplace by other

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members of the same medium is technologically feasible.

- 8. Prior to September 3, 1983, defendant Cities and County and certain other co-conspirators, including utility companies, acting both severally and jointly, had elected to open and to dedicate their respective rights-of-way, easements and other necessary physical facilities to the provision of news, information, and entertainment by means of privately-owned and operated cable television systems within the Sacramento area, thus constituting said rights-of-way, easements and facilities as public fora dedicated for the use of the press and the public for said purpose.
- 9. On or about September 3, 1983, Pac West attempted to enter the Sacramento market for the purpose above alleged, and upon being denied the right to do so, commenced an action in the United States District Court, Eastern District of California, entitled Pacific West Cable Company v. City of Sacramento and County of Sacramento, and numbered 83-1034 MLS.
- 10. On or about September 15, 1983, defendants, and each of them, knew or should have known that plaintiff, a cable television company, had been formed and was attempting to enter the Sacramento area for the purpose of competing therein and was willing at all times to compete with any other providers of the same service. Thereafter, defendants conspired each with the other and with other co-conspirators to limit access to said fora so as to auction off to the highest bidder the sole use of ways, easements and facilities for said purpose, and to discriminatorily exclude the plaintiff and others from the use

11. Pursuant to said conspiracy, defendants Cities,
County, Commission, Smith, Does 1-49 and others entered into a
plan, scheme and conspiracy to solicit illegal payments from
potential providers of cable television service. These
payments are illegal in that they amount to bribes to said
conspirators and to those they politically favored and to those
whose favors they coveted. Prior to the date hereof defendant
Sacramento Cable Television, Richard Davis, and Does 50-100,
and other co-conpirators, joined the conspiracy heretofore
referred to, by, among other overt acts, entering into
agreements to make and making said illegal payments (and
agreeing to make more of the same) in exchange for the de facto
exclusive right to provide news, information and entertainment
by means of cable television within the Sacramento area free
from competition from other cable television companies. Said

Commission, obstensibly as a lawful joint powers agency, but really as an agent of said illegal conspiracy, to search for and find the cable television company willing to pay the most to or for the account of said defendants in exchange for de facto exclusivity as the cable television provider. The purpose and effect of the formation of defendant Commission was to illegally deny to plaintiff herein, and to all but their chosen co-conspirators, rights and privileges guaranteed to plaintiff by the constitution and laws of the State of California.

- conspiracy, and in consideration for promises to pay, and in certain instances for the actual payment of substantial sums to or for the account of said defendants over a period of years in cash and in kind and by way of subsidized equity interests, defendants Sacramento Cable Television, Commission and Smith, among others, have acted to execute an agreement providing for, among other things, de facto exclusivity for Sacramento Cable Television in the cable television business in the Sacramento area; the construction of a dual cable residential cable television system of some 3,000 miles and an "institutional network" of some 800 miles. Said sums, which sums are in excess of Fifty Million Dollars (\$50,000,000), whether in cash or in kind, would not otherwise have been required to build and operate a state-of-the-art cable television system in said area.
- l4. In furtherance of said plan, scheme and conspiracy, and in an effort and with the intent to maintain said de facto exclusivity and the continued payment and receipt

of the sums of money and things of value in exchange therefor, and for the purpose of heading off the possibility of competition from other cable television companies, defendants Sacramento Cable Television, Smith, Commission, Davis, and the Cities and County have amended their agreements, one with the other, so as to alter published and agreed upon construction schedules. In addition, and in furtherance of their illegal goals and in exchange for a reduction in the construction obligations on the part of Sacramento Cable Television of some Fifty Million Dollars (\$50,000,000), defendants Sacramento Cable Television and Commission and others negotiated an amendment to their "franchise agreement" in an attempt to make defendant Sacramento Cable Television an indemnitor of defendant Commission, Cities and County for liability against all wrongs done to, among others, plaintiff herein.

15. Being well aware of the efforts of plaintiff
herein to provide cable television service in the said Cities
and County, and being conscious of previous court rulings
indicating that plaintiff would likely be able in the future to
obtain judicial enforcement of its rights as a cable television
operator and member of the press, and for the purpose of
denying to plaintiff said rights, or of delaying the same until
Sacramento Cable Television could obtain such a head start as
to be able to dominate the market and unfairly prevent
effective competition from plaintiff herein, Sacramento Cable
Television offered to pay and has paid and has agreed to

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for as long as defendants County, Cities, Commission and Smith were and are successful in maintaining de facto exclusivity for Sacramento Cable Television. Sacramento Cable Television would not otherwise have expended or agreed to expend such vast sums in order to operate as a cable television provider.

16. Defendants and each of them, in furtherance of said conspiracy have entered into agreements, each with the

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- 16. Defendants and each of them, in furtherance of said conspiracy have entered into agreements, each with the others, have made payments to each other and to others, have designed and redesigned the cable system of Sacramento Cable Television for the purpose of insuring said defendant a substantial competitive advantage over plaintiff and any other potential cable company.
- engage in protected expression by way of speech and press to publish news, information and entertainment, including enhanced services by and through the operation of a cable television system in, among other places, the defendant Cities and County. Plaintiff is, and has been, ready, willing and able to operate such a cable television system, and has been and is willing to abide by any and all legal and reasonable regulations of all affected utility companies, and all legal and reasonable police power rules and regulations of all affected cities and counties. There is no legal or physical reason why plaintiff should not be allowed to compete in the provision of cable television services in defendant Cities and County.
- 18. Based upon the actions of defendant Cities and County and defendant Commission, the Sacramento Municipal

Utility District and Pacific Bell telephone have refused plaintiff access to ways, easements and facilities for the purpose of engaging in the cable television business.

19. As a part of the actions and conspiracies alleged above, defendant Cities and County have refused, under any circumstances or on any terms and conditions, to permit plaintiff to operate the lawful business of providing cable television services in the Sacramento area, and have refused to allow plaintiff to exercise free speech and press rights through cable television dissemination within their jurisdictions.

20. Each and every act of defendants, and each of them, in adopting and overtly acting to accomplish the purposes of the conspiracy herein alleged, was committed with malicious intent for the purpose of oppressing plaintiff and obtaining illegal advantage therefrom thereby entitling plaintiff to

22. Defendants' actions, as described above, have denied and continue to deny plaintiff's rights of free speech and press guaranteed to it under Article 1, section 2, of the California Constitution.

- 23. The acts alleged above were committed in furtherance of a conspiracy among defendants and other co-conspirators with the specific intent of depriving plaintiff of its constitutional rights to express itself, and to engage in the lawful business of publishing.
- 24. Plaintiff has no adequate legal, administrative or other remedy by which to prevent or minimize the continuing irreparable harm to its constitutional rights. Unless the defendants are enjoined from committing the above-described violations of freedoms of speech and press, plaintiff will continue to suffer great and irreparable harm as alleged above.

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alleges as follows.

- 27. Defendants' actions have aided and incited co-conspirators Pacific Bell and Sacramento Municipal Utility District to deny plaintiff full and equal use advantages, and services of their facilities as guaranteed by the Unruh Civil Rights Act.
- 28. Plaintiff is informed and believes, and thereon alleges, that some or all of the acts alleged above were committed in furtherance of a conspiracy among defendants and other co-conspirators with the specific intent of denying plaintiff the full and equal use of said facilities, which use is necessary for plaintiff's exercise of its constitutional rights of expression.
- 29. Plaintiff has no adequate legal, administrative or other remedy by which to prevent or minimize the continuing harm to its civil rights. Unless the defendants are enjoined from conspiring to commit the above-described violations, plaintiff will continue to suffer great and irreparable harm as alleged above.
- 30. As a proximate result of defendants' actions described above, plaintiff has been damaged in a substantial amount, exceeding Twenty-five Thousand Dollars (\$25,000), and approximating Fifty Million Dollars (\$50,000,000), the exact amount of which will be set forth when ascertained.

WHEREFORE, plaintiff prays for relief as hereinafter set forth.

(Cartwright Act -- Restraint of Trade)

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31. Plaintiff incorporates herein by reference the allegations of paragraphs 1 through 30 above, and further alleges as follows.

- 32. This claim arises under the Cartwright Act, Bus. & Prof. Code Section 16600 et seq.
- Beginning at some time unknown to plaintiff and continuing thereafter, defendants Sacramento Cable Television, Davis, Commission, and Does 50 through 100, in conspiracy with each other and with other co-conspirators have engaged in and have attempted to engage in an unlawful combination and conspiracy in unreasonable restraint of trade specifically intended and designed to destroy plaintiff's right and opportunity to operate a cable television system within the Cities and County. This combination and conspiracy includes a continuing agreement, understanding and concerted action among said defendants and their co-conspirators, the substantial terms of which have been to attempt to prevent, hinder and restrain plaintiff's entry into the relevant geographic market through a pattern of threatened and actual anticompetitive acts and statements specifically designed to accomplish this anticompetitive goal.
- In or about November, 1983, defendants entered into an illegal contract in restraint of trade, the ongoing purpose and effect of which include an agreement to hinder plaintiff's attempts to successfully operate a cable televisi

system within the areas aforesaid.

35. Plaintiff is informed and believes and thereon alleges that unless enjoined by this Court, defendants and their co-conspirators will continue to take actions which will unreasonably restrain said trade.

36. As a proximate result of defendants' actions described above, plaintiff has been damaged in a substantial

the County of Sacramento; and ordering defendants City of Sacramento, Commission and Smith to do whatever is in their power to allow plaintiff to operate a cable television system in all of said territories.

- D. For general and special damages in such amounts as are proved;
 - E. For punitive damages in amounts found appropriate;
- F. For costs of suit, including reasonable attorney's fees;
- G. For such other and further relief as this Court deems proper.

Respectfully submitted,

FARROW, SCHILDHAUSE & RAINS

Dated: 1/27/86

HAROLD R. FARROW ROBERT M. BRAMSON

401 Grand Avenue, Suite 200 Oakland, California 94610

(415) 839-4500

Attorneys for Plaintiff.

FARROW, SCHILDHAUSE & WILSON Including A Professional Corporation Harold R. Farrow 2 Robert M. Bramson Julia A. Mandeville 3 401 Grand Avenue, Suite 200 P. O. Box 2290 4 Oakland, California 94621 (415) 639-4500 5 THE BOCCARDO LAW FIRM 6 Richard Alexander 111 West St. John Street 7 San Jose, CA 95115 (408) 298-5678 8 Attorneys for Plaintiff 9 SUPERIOR COURT OF THE STATE OF CALIFORNIA 10 FCR THE COUNTY OF SACRAMENTO 11 12 NC. 336798 PACIFIC WEST CABLE COMPANY, 13 a partnership; PLAINTIFF'S RESPONSES TO 14 Plaintiff, INTERROGATORIES OF 15 DEFENDANT SACRAMENTO CABLE ٧. TELEVISION [SET ONE] CITY OF FOLSOM, CITY OF CALT, CITY OF SACRAMENTO, CALIFORNIA 17 all municipal corporations; COURTY OF SACRAMENTO, CALIFORNIA, 18 a California County; SACRAMENTO CABLE TELEVISION, 19 a general partnership; SCRIPPS-HOWARD CABLE COMPANY OF 20 SACRAMENTO, a corporation whollyowned by Scripps-Howard 21 Broadcasting Company, a corporation; SACRAMENTO 22 METROPOLITAN CABLE TELEVISION COMMISSION, an entity holding 23 itself out as a public agency; RCBERT SMITH; RICHARD DAVIS; and 24 DOES 1 through 100, 25 Defendants. 26 27

Services, Cable Americal, Iacopi Cable Company and King Video Cable.

Please see SCT's letter to the Commission dated

December 30, 1985 seeking the consent of defendants Smith and
the Commission to the defense to the payment of said bribes.

Hansen, volumes 1-5 in the federal court litigation. Further such documents include all memorialized contacts between attorneys for plaintiff and attorneys for defendant City and County in the federal court litigation, letter dated March 20, 1985 from plaintiff's attorney to the City of Folsom, letter dated March 27, 1985 from Folsom's attorney to plaintiff's attorney, letter dated January 24, 1986 to defendant City, County, Galt, Folsom and Commission, letter dated August 30,

defendant (SCT) a substantial competitive advantage over plaintiff and any other potential cable company...."

(Complaint, page 8, lines 6 through 12).

Response to Interrogatory No. 3:

See response to Interrogatory No. 1, above. See also deposition testimony of Richard Davis in the federal litigation, and the various maps and documents setting forth Sacramento Cable Television's changes in construction schedule, including letters dated May 24, 1985, December 18, 1985 and March 20, 1986.

SCT's General Manager, defendant Richard Davis, has testified that as early as October or November 1984, a "general consensus" was reached among Mr. Jarvis, Mr. Callachan (Scripps-Howard's Vice President) and himself that the Scripps Cablevision application for the Sacramento franchise was considerably overinflated in "areas of revenue and subscriber projections." (Davis depo. at 31-34, 36). Davis also testified that the application's "pay to basic" ratios of about 4 to 1 "would never be achieved" based on Scripps-Howard's experiences in other urban area cable system builds, and that a 2 to 1 ratio was realistic. Id. at 37.

In or around January 1985, after the franchise had been awarded and Scripps-Howard had taken over Cablevision's interest in the franchise, defendants Scripps-Howard and Commission began to discuss a scaling back of SCT's franchise requirements; such concessions were the product, inter alia, of SCT's overinflated original bid. Id. at 49. In early January 1985, defendant Davis asked defendant Smith to arrange meetings

between Scripps-Howard representatives and members of the Commission to discuss such "modifications." <u>Id.</u> at 50. Several such meetings occurred and are described by Davis at pages 52-68 of his deposition in the federal litigation.

In March 1985, defendant Commission approved of Scripps-Howard's requested "modifications," amounting to at least an admitted \$20 million cut-back in the original franchise agreement. Id. at 138. These concessions constitute material changes in the franchise agreement, which was supposed to embody SCT's application offerings as proposed. Such concessions included: (1) a 6-fold increase to \$12 in SCT's basic service rate over its promised \$2 rate (id. at 125-26); and (2) a substantial reduction in SCT's system channel capacity (id. at 55-57) at a savings to SCT of amounts substantially in excess of the admitted savings.

change SCT's construction schedule considerably. See id. at 69 et seq. See also, the materials attached to Sacramento Metropolitan Cable Television Commission agenda for January 9, 1986. In particular, defendants agreed to speed up cable system construction in the Citrus Heights area of Sacramento County abutting the community of Roseville, from construction year two or three to construction year one. (Davis Depo. at 70-71). The principal aim of building the area neighboring Roseville quickly was to head off competition from the cable company operating in Roseville which defendants knew desired to expand service into Sacramento County. Id. at 72. Davis testified that the cable company that "gets on the poles first"

obtains a significant competitive advantage <u>vis-a-vis</u> subsequent market extrants. <u>Id.</u> at 100-101. Thus, by immediately building Citrus Heights, SCT and Scripps-Howard hoped to gain such a competitive advantage against the Roseville cable company, which would be forced to "overbuild" SCT, id. at 72, 74, 150, and believed that the move would effectively block the Roseville cable operator from entering the market. <u>Id.</u> at 150-51.

The simultaneous effect of the immediate construction of Citrus Heights is to protect the goal of the defendant-local governments of maintaining the anti-competitive "benefits" which flow to them from monopoly franchising. Indeed, Davis and SCT's controller, Mr. Reynolds, discussed the possibility of head-to-head competition in Sacramento from a second cable company, and concluded that "it was worse economically for

INDEMNITY AGREEMENT

Indemnity Agreement made this 12th day of March, 1985, by and between SACRAMENTO CABLE TELEVISION, a California general partnership, and SCRIPPS-HOWARD CABLE COMPANY OF SACRAMENTO, an Delaware corporation, RIVER CITY CABLEVISION, INC., a California corporation and SCRIPPS-HOWARD BROADCASTING COMPANY, an Ohio corporation (hereinafter jointly and severally referred to as "INDEMNITOR"), and SACRAMENTO METROPOLITAN CABLE TELEVISION COMMISSION, a joint powers agency, THE COUNTY OF SACRAMENTO, THE CITY OF SACRAMENTO, THE CITY OF GALT, THE CITY OF FOLSOM and the officers and employees of each of the foregoing entities (hereinafter jointly and severally referred to as "INDEMNITEE").

WHEREAS, INDEMNITOR is the franchisee of INDEMNITEE as to a cable television franchise granted on November 22, 1983 pursuant to a cable television ordinance and resolution enacted by INDEMNITEE (hereinafter the "Franchise Documents"); and

WHEREAS, INDEMNITOR has requested that INDEMNITEE make certain modifications, alterations, amendments, and clarifications to the aforesaid Franchise Documents including the approval of an alternative system design; and

WHEREAS, INDEMNITEE believes that the adoption of such requested modifications, alterations, amendments and clarifications will serve the public interest; and

WHEREAS, INDEMNITEE has agreed to enact and adopt such modifications, alterations, amendments, and clarifications by means of their certain Resolutions numbered 85-001 of the Sacramento Metropolitan Cable Television Commission, 85-260 of County of Sacramento, 85-196 of the City of Sacramento, 85-196 of the City of Sacramento, 85-260 of the City of Galt, and 10-1763 of the City of Folsom (hereinafter collectively referred to as the "Amending Resolutions" and attached hereto as Exhibit "A"); and

WHEREAS, the aforesaid modifications, alterations, amendments, and clarifications are acceptable to the INDEMNITEE only upon the express condition that this Agreement be executed by INDEMNITOR:

NOW THEREFORE, in consideration of the benefits flowing to INDEMNITOR by reason of the modifications, alterations, amendments, and clarifications, as set forth in the Amending Resolutions, the parties hereto agree as follows:

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PAGE 1

March 12, 1985

of this Agreement, INDEMNITOR undertakes to indemnify INDEMNITEE and its officers and employees from any and all liability, losses, or damages, including costs of defense, which INDEMNITEE may suffer as a result of claims, demands, costs, or judgments against INDEMNITEE related to, arising out of or by reason of, or purporting to be related to, arise out of or by reason of, to any degree whatsoever, the enactment of the Amending Resolutions.

2. Limitation of Liability.

- a. INDEMNITOR's liability under this contract as to any claim or demand arising out of the subject matter with respect to which indemnification is provided by this Agreement shall be unlimited as to amount as to any of the persons or entities named below or any of their affiliates (as such term is defined in Section 602(1) of the Cable Communications Policy Act of 1984):
 - (1) Charles F. Dolan;
 - (2) Cablevision Systems Corporation;
 - (3) Cablevision Systems Sacramento Corporation;
 - (4) United Telecommunications of Sacramento;
 - (5) United Cable Television of Sacramento, Inc.;
 - (6) Sacramento Telecommunications, Inc.;
 - (7) United Cable Television Corporation; and
 - (8) TCI Development Corporation.
- b. Except as provided in subparagraph a. above, INDEMNITOR's liability under this Agreement, including but not limited to any and all claims, demands, judgments, expenses, attorney's fees or costs arising out of the subject matter with respect to which indemnification is provided by this Agreement, shall be limited to the sum of ONE MILLION DOLLARS (\$1,000,000) in the aggregate.
- c. The foregoing provisions of this Paragraph ² notwithstanding, INDEMNITOR shall have no liability under this Agreement:
 - (1) where INDEMNITEE is found guilty of gross negligence, wilful or wanton misconduct or fraud; or
 - (2) as to any portion of a judgement or award rendered

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- 3. <u>Period Covered.</u> The indemnity herein provided will extend from the date of this Agreement as first above written until the expiration of any applicable period(s) of limitations, but shall in no event extend beyond December 23, 2003.
- Selection of Representation- Unlimited Liability. As to any claim or demand arising out of the subject matter with respect to which indemnification is provided by this Agreement and subject to the provisions of which is subparagraph a. of Paragraph 2. above, INDEMNITOR shall be entitled at its own expense to participate in the defense of suit or proceeding against, or investigation or any action, inquiry of, INDEMNITEE. INDEMNITOR shall be entitled, if it elects within a reasonable time after receipt of the Notice (defined in Paragraph 6 below), by giving written notice "Notice of Defense") to INDEMNITEE, to (herein called the assume the entire defense of such claim or demand, in which event such defense shall be conducted, at the expense of INDEMNITOR, by counsel chosen by INDEMNITOR and reasonably satisfactory to INDEMNITEE. If, within a reasonable time after receipt of the Notice, INDEMNITOR gives a Notice of Defense and the counsel chosen by INDEMNITOR is reasonably satisfactory to INDEMNITEE, INDEMNITOR will not be liable hereof for any legal or other expense under Paragraph 2. subsequently incurred by INDEMNITEE in connection with the defense of such claim or demand except that (a) INDEMNITOR shall bear the legal and other expenses incurred by it in connection with the conduct of the defense of the claim or demand and (b) INDEMNITOR shall bear such other expenses as it authorized hereunder. If, within a reasonable time after receipt of the Notice, no Notice of Defense has been given, INDEMNITOR shall be responsible for any legal or other expenses reasonably incurred by INDEMNITEE in connection with the defense of the claim or demand as aforesaid.
- 5. Selection of Representation-Limited Liability. As to any claim or demand arising out of the subject matter with respect to which indemnification is provided by this Agreement and which is subject to the limitation provisions of subparagraph b. of Paragraph 2. above, INDEMNITEE shall have the right to select its own counsel, subject to the approval of INDEMNITOR, which approval shall not be unreasonably withheld.
 - 6. Notice of Claim Against Indemnitee. INDEMNITEE

shall promptly give INDEMNITOR notice of any claim against INDEMNITEE with respect to the subject matter of this Agreement (herein called "the Notice"), and in any event, within fifteen (15) days after the earlier of (i) discovery of the existence of a formal claim or demand, or (ii) receipt by INDEMNITEE of a formal claim or demand. Any notice or request to be given by a party hereto shall be in writing and shall be delivered personally or sent by registered mail addressed as set forth below:

addressed as set forth below: If to Sacramento Cable Television:

With copy to:

D. Steven Blake, Esq.
Downey, Brand, Seymour & Rohwer
555 Capital Mall
Sacramento, CA 95814

If to Scripps-Howard Broadcasting Company:

Scripps-Howard Broadcasting Company 3001 Euclid Avenue Cleveland, OH 44115

Attention: Donald L. Perris, President

With copy to:

Robert G. Markey, Esq. Baker & Hostetler
3200 National City Center
Cleveland, OH 44114

If to Sacramento Metropolitan Cable Television Commission:

Sacramento Metropolitan Cable Television Commission Suite 2500 700 "H" Street Sacramento, California 95814

Attention: Robert E. Smith

Copy to:

Brenton A. Bleier, Esq.
Law Offices of Brenton A. Bleier
A Professional Corporation
1001 "G" Street, Suite 101
Sacramento, California 95814

If to the City of Sacramento:

City of Sacramento City Hall 915 "I" Street Sacramento, California 95814

Attention: City Clerk

Copy to:

James P. Jackson, Esq. City Attorney 812 10th Street Sacramento, California 95814

If to the County of Sacramento:

County of Sacramento 700 "H" Street, Suite 2450 Sacramento, California 95814

Attention: Clerk of the Board of Supervisors

Copy to:

Lee B. Elam, Esq.
County Counsel
700 "H" Street, Suite 2650
Sacramento, California 95814

If to the City of Galt:

City of Galt P.O. Box 97 Galt, California 95632

Attention: City Manager

With copy to:

John W. Stovall, Esq. Neumiller & Beardslee 509 West Weber Avenue No. 2- Fifth Floor Stockton, California

If to the City of Folsom:

City of Folsom City Hall 50 Natoma Folsom, California

With copy to:

Philip Mering, Esq. 901 H Street, Suite 604 Sacramento, California 95814

or to such other address as the parties hereto shall designate in conformity with the foregoing.

No indemnification provided for in this Agreement shall be available to any party who shall fail so to give the Notice if the party to whom such Notice was not given was unaware of the claim, demand, action or proceeding to which the Notice would have related and was prejudiced by failure to give the Notice.

7. Expenses, Attorney's Fees, and Costs. Subject to the provisions and limitations of Paragraphs 2, 4. and 5. above, should it become necessary for purposes of resisting, adjusting, or compromising any claims or demands arising out of the subject matter with respect to which indemnification is provided and authorized by this Agreement, or for purposes of enforcing this Agreement, for INDEMNITEE to incur any expense, or become obligated to pay any attorney's fees or court costs, INDEMNITOR agrees to reimburse INDEMNITEE for such expenses, attorney's fees, or costs reasonably incurred by INDEMNITEE hereunder within a reasonable time, in no event to exceed thirty (30) days, after receiving reasonable evidence from INDEMNITEE of the payment of such expenses, attorneys's fees, or costs.

The foregoing provisions of this Paragraph 7. notwithstanding, in any action, suit or proceeding in which there exist (i) causes of action arising out of the subject matter with respect to which indemnification is provided by this Agreement ("related claims") and (ii) causes of action which are not covered by the covenants of indemnity hereunder ("unrelated claims"), expenses, attorney's fees and costs shall be apportioned as follows:

a. where liability is ultimately established and a judgement rendered, INDEMNITOR's obligations of reimbursement hereunder shall be limited to an amount derived where the total amount of expenses, attorney's fees and costs are multiplied by a fraction, the numerator of which is that portion of the final judgement awarded upon the related claims and the denominator of which is the total amount of such final judgement; and

b. where no liability is ultimately established or where such action suit or proceeding is ultimately settled, compromised or dismissed, INDEMNITOR's obligations of reimbursement hereunder shall be as agreed by the parties pursuant to good faith negotiation, or failing such agreement by arbitration (pursuant to Section 5.50.830 et seq. of the Ordinance), giving appropriate recognition and weight to the scope of the action, suit or proceeding, the causes of action alleged therein, and the relative expenditure of time associated with each such cause of action.

Settlement of Claims.

- a. As to any claim or demand arising out of the subject matter with respect to which indemnification is provided by this Agreement and which is subject to the provisions of subparagraph a. of Paragraph 2. above, no such claim or demand may be compromised, settled or otherwise admitted without the prior written consent of INDEMNITOR first had and obtained.
- b. As to any claim or demand arising out of the subject matter with respect to which indemnification is provided by this Agreement and which is subject to the provisions of subparagraph b. of Paragraph 2. above, no such claim or demand which is less than the aggregate unpaid liability of INDEMNITOR thereunder may be compromised, settled or otherwise admitted without the prior written consent of INDEMNITOR first had and obtained. As to any such claim of demand which is greater than the aggregate unpaid liability of INDEMNITOR, if INDEMNITOR rejects an offer of settlement and compromise which is acceptable to INDEMNITEE and thereafter INDEMNITEE incurs a judgement which exceeds in amount such compromise offer, then INDEMNITOR shall, in addition to its obligations under subparagraph b. of Paragraph 2. above, be liable to INDEMNITEE in the amount by which the ultimate judgement, together with any expenses, attorney's fee and costs reasonably incurred by INDEMNITEE subsequent to the date of rejection of the offer of settlement and compromise, exceeds the offer of settlement and compromise.
- c. The parties hereto shall at all times have a duty of good faith and fair dealing toward one another.
- 9. Interest. INDEMNITOR shall pay INDEMNITEE interest at an annual rate of interest equal to the lesser of (i) the so-called "prime rate" of the Bank of America N.T. 5 S.A. or (ii) twelve (12) percent on all expenses or costs